



URBANA

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FACILITIES TO BE PROVIDED – URBANA PHASE II DEVELOPMENT

DRINKING WATER SUPPLY:

Urbana is being developed in a phase wise manner, presently proposed project being the Phase II development.

Phase I development on Residential Tower segment had been completed and Consent to Operate for this segment had been obtained from West Bengal Pollution Control Board in 20.04.2017, 13.07.2018. and 16.07.2018 (i.e. in 3 lots)

Presently, the proposed project is the Phase II development on a portion (admeasuring 5.87 acre) of the total Urbana Land (i.e 64.93 acre).

Source of water for the total integrated project (considering both Ph I and Ph II development) is from 4 Nos Tube Wells as permitted by SWID (State Water Investigation Directorate, West Bengal). The withdrawn water being stored in the Raw Water Tank and then goes to Treatment Plant; the Treated Water Supply from the common storage facility located at Phase-1 (situated about 150 M from Phase-2 development) is fed into the proposed Phase II development.

Fresh Water demand of the proposed project (Phase II development) is 450 KLD.

The Water Supply System comprises of :

- Auxiliary Storage System – Underground RCC Tank for treated water received from Phase I location.
- Pumping System – Treated water from the Auxiliary Storage Tank then pumped to Individual Overhead Tank of each Tower
- Distribution System - The distribution shall take place by means of centralized down take system from O/H Tank controlled by PRV and fed to each floor through gravity.

FIRE FIGHTING FACILITY:

Source of Fire Water Supply is from the common storage facility of Phase-1, situated about 150 mtrs from Phase-2 development.

The Fire Fighting System comprises of:

- Storage System – Underground RCC Tank

For BENGAL NRI COMPLEX LIMITED



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Bengal NRI Complex Limited
(A joint sector company with the Government of West Bengal)

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CIN No. : U45201WB1995PLC067263

- Fire Hydrant System – Includes Wet Riser in each Tower, One Fire Hydrant Pump and Hydrant Points with Fire Hose and Hose Reels.
- Sprinkler System with one Sprinkler Pump and Sprinkler network
- Jockey pump to maintain required pressure in Fire Hydrant and Sprinkler network.
- Standby Diesel Driven Pump for both Fire Hydrant and Sprinkler system.

EMERGENCY EVACUATION SYSTEM:

It comprises of Fire Lift with pressurized Lift Lobby and Pressurized Staircase in each Tower as per NBC guidelines with Public Address System and addressable Fire Detection and Alarm system.

ELECTRICAL SUPPLY

Calcutta Electric Supply Corporation (CESC) is the service provider for Electric Power Supply for Urbana Residential Complex. And like phase I of Urbana, Residential units will have their metering system directly from CESC as standard practice. This would not be a bulk supply as done for the commercial sector. Developer will only provide the space for constructing their Infrastructure with masonry cable trench and transformer/metering rooms which will be as per Indian standard and building rules governed by NBC.

As envisaged and experienced by the common practice, CESC might like to install 6 compact substations comprising 6 step-down Transformers with HT and LT Switch gears for three towers as they have done for Urbana I development. Bengal NRI Complex Ltd. will arrange the required metering system for common area utility services from the same set up.

The HT supply will be sourced from their existing 33/11 KV Distribution Substation which was constructed by Bengal NRI Complex Ltd within the same premises (i.e within Urbana Land) and the said Distribution Station is operative since January 2015).

Few Utilities viz. Water treatment plant, Sewage Treatment Plant etc. will be common for both the phases and same have been already constructed during Phase I project and the same is receiving power from the bulk supply meters of the Club which is a Commercial set up.

Bengal NRI Complex Ltd. will also provide an alternate source of power through Diesel generating sets with Auto Main Failure panel in the event of CESC power outage. These Generators will automatically start and be loaded in case of power failure. The DG capacity will be worked out based on the emergency power (load) allotted to each unit considering

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the type and area of the flat. Unlike CESC these DGs will be supplying limited power and will be controlled by the current (load) limiting relay.

Common area lighting and other utility services will also be fed from the same generating station with 100% back up.

Each Building will be provided with Lightning protection system with modern technology and firm earthing system for safety and integrity of the property.

Solar Power will be provided to the tune of 1% of the total demand load of this project as per Government norms.

Communication system like TV and Telephone will also be provided as per standard practice being done in the gated community.

RENEWABLE ENERGY:

One Percent of the Total Power will be provided through Solar Power as per NBC Guidelines

RAINWATER HARVESTING SYSTEM

As per requirement of MoEFCC, rainwater harvesting tank meeting one day freshwater demand will be constructed. Fresh water demand for the project is 450 KLD and three harvesting tanks of total 450 cum capacity will be constructed (two tanks of 100 cum each and one tank of 250 cum capacity).

Also 38 Nos of Re-charge structures will also be constructed for sub-surface recharging.

SEWAGE TREATMENT PLANT (STP)

There is an existing STP OF 1500 KLD capacity (two modules of 750 KLD each). The waste water generated from this part (Phase II development) will be connected to the existing STP and treated there.

The STP is based on Extended Aeration technology followed by tertiary treatment.

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